

Memorandum

MIAMI-DADE
COUNTY

Date: September 8, 2005

Agenda Item No. 12 (B) 4

To: Honorable Chairman Joe A. Martinez
and Members, Board of County Commissioners

From: George W. Burgess
County Manager

Subject: Opa-locka Airport Development Task Force Preliminary Report

Pursuant to Resolution No. R-286-05 creating the Opa-locka Airport Development Task Force and setting forth reporting requirements, attached is the required submittal of Task Force's Preliminary Report to the Community Empowerment and Economic Revitalization and Regional Transportation Committee.



Deputy County Manager

August 1, 2005

TO: Honorable Chairman Carlos Gimenez and Members of the
Regional Transportation Committee

FROM: Opa-locka Airport Development Task Force

RE: Transmittal Letter for Report on Development of Opa-locka Airport

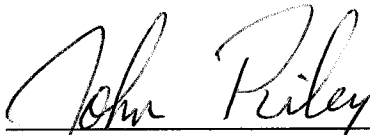
The Opa-locka Airport Development Task Force is grateful for the privilege of participating in the economic development of Opa-locka Airport. We appreciate the opportunity and the faith that you showed in us.

The Task Force has undertaken this task with the utmost care and caution, researching and analyzing various forms of airport development in order to devise a plan specific to the business, political and future needs of Opa-locka Airport.

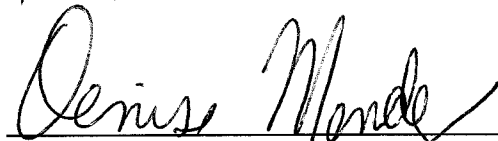
The Opa-locka Airport Development Task Force, which held its first meeting in early May, included representatives from academia, government, business, and aviation. The group was cognizant that the result of our efforts must benefit not only all the communities surrounding the airport but the County as a whole.

The attached report encapsulates all our efforts and concerns. Thank you again for the opportunity to serve our community. It has been an honor and a privilege for all of us to be part of this process.

Respectfully,



John Riley, Co-chair



Denise Mendez, Co-chair

cc: Miami-Dade County Mayor Carlos Alvarez
George M. Burgess, County Manager
Pete Hernandez, Deputy County Manager
Jose Abreu, MDAD Director of Aviation

TO: Regional Transportation Committee and Community Empowerment &
Economic Revitalization Committee Members
FROM: Opa-locka Airport Development Task Force
DATE: August 1, 2005
RE: Preliminary Report on Development of Opa-locka Airport

On March 3, 2005, the Miami-Dade Board of County Commissioners approved Resolution No. R-286-05 creating the Opa-locka Airport Development Task Force (the "Task Force"). The Task Force, comprised of nine (9) members who either (i) reside or work in proximity to Opa-locka Airport, or (ii) have demonstrated expertise in (a) airport and aviation-related development, (b) economic, finance, and banking activities and impacts associated with airport and surrounding community development, or (c) other airport related development, was charged with creating a development plan which maximizes the potential for Opa-locka Airport and the surrounding areas. Membership in the committee was dictated by the resolution. The Task Force members are:

- (1) John Riley, nominated to the Task Force by Commissioner Barbara Jordan, is a former mayor of the City of Opa-locka.
- (2) Dr. Raymond Cain, nominated to the Task Force by Commissioner Jordan, is Director of Aviation at Florida Memorial University.
- (3) Denise Mendez, nominated by Commissioner Natacha Seijas, has worked for Motorola iDEN for six (6) years, since graduating from the University of Florida with a Bachelors of Science in Electrical Engineering. She was selected for an internship at the Kennedy Space Center, working with the International Space Station and Mars Missions groups.
- (4) Councilman Steve Bovo, nominated by Commissioner Seijas, is a City of Hialeah councilman and Director of Marketing/Government Relations for Hialeah Park. He previously was staff assistant to State Senator Roberto Casas and administrative assistant to Hialeah Mayor Raul Martinez.
- (5) Aviv Tzur, a member of the Beacon Council Aviation Committee, is CEO of Ultimate Aircraft and former president of Avborne.
- (6) Larry Waterman has extensive aviation-related experience with companies such as Pan American World Airways, America Central Corp. (now known as TACA Group), Holbrook Travel (as Director of Air Operations), and LACSA Airlines.
- (7) Susan Montie, currently President of the Greater Miami Aviation Association, has previously served as Vice President for Southeast Bank (now Wachovia) and Espirito Santo Bank.
- (8) City of Opa-locka Mayor Joseph L. Kelley.
- (9) Otis Pitts is President of the Tacolcy Economic Development Corp., a company that has built low-income housing and commercial projects, both expanding the area's job base and enhancing the quality of life for residents. Mr. Pitts declined the nomination and has yet to be replaced.

The Task Force held its first meeting on May 12, 2005, and selected John Riley and Denise Mendez as Co-chairs. Over the course of the summer, the Task Force met on nine (9) occasions. The Task Force was staffed by the Miami-Dade Aviation Department ("MDAD" or the "Department"), Interim MDAD Director Dr. Carlos Bonzon, other representatives of the Department, and Assistant County Attorney David Stephen Hope.

The initial Task Force meetings provided members with an in-depth review of Opa-locka Airport, as well as the general aviation industry as a whole. Over the course of the meetings, speakers addressed the Task Force on various issues. Among the issues discussed were:

- Current use of facility,
- expansion of general aviation,
- review of status of current development leases,
- appearance of airport and surrounding areas,
- infrastructure,
- tenant and potential tenant presentations,
- future land development, and
- impacts on surrounding communities.

The Task Force established a vision for the airport: "Self-sustaining, full-service domestic and international general aviation reliever airport with supporting aircraft maintenance, repair and overhaul operations, along with the maximization of non-aviation support revenues."

Members have identified a variety of aviation and non-aviation-related possible businesses and opportunities that could be suitable for the further development of Opa-locka Airport and look forward to expanding upon these recommendations in the coming months. Aviation-related options include:

- Air Ambulance Service
- Aircraft Parts Distributor (retail and wholesale)
- Aviation Book & Memorabilia Store
- Aviation Museum
- Cargo/Air freight facilities
- Development of aviation curriculum and courses of study at local educational facilities
- Expanded U.S. Customs
- Flight training schools
- Pilot Supply Shop
- Rehabilitation of aircraft interiors and paint

Non-aviation related development options include:

- Access to public transportation
- Appropriate Retail development
- Banking
- Business & Conference Center
- Call Center
- Hotel development
- Import/Export Offices
- Office Park
- Security Company
- Specialty restaurants

The Task Force has also formulated some short-term recommendations for immediate implementation. They include:

- creating a formal Opa-locka Airport entrance(s) and improving directional signage,
- conducting a feasibility study based upon the recommended development suggestions outlined above,
- developing promotional materials to “sell” the airport to potential developers and tenants,
- reviewing all development leases for performance, non-performance, tenure, and economic benefit to the airport and surrounding communities, and
- after review of development leases, consider terminating all non-performing, non-revenue producing development leases.

Much thought, deliberation and consensus went into this document that we hereby submit to the Board of County Commissioners Regional Transportation Committee and Community Empowerment & Economic Revitalization Committee.

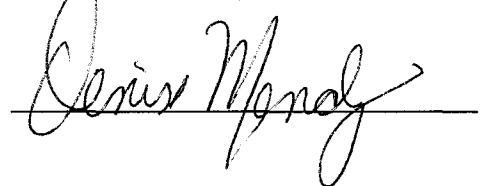
We appreciate the opportunity to contribute to the greater good of Miami-Dade County and look forward to expanding upon these recommendations in the next ten (10) months.

Respectfully,

John Riley, Co-chair



Denise Mendez, Co-chair



cc: Miami-Dade County Mayor Carlos Alvarez
George M. Burgess, County Manager
Pete Hernandez, Deputy County Manager
Jose Abreu, MDAD Director of Aviation

Approved _____ Mayor
Veto _____
Override _____

Amended
Agenda Item No. 7(A)(2)(A)
3-1-05

**OFFICIAL FILE COPY
CLERK OF THE BOARD
OF COUNTY COMMISSIONERS
DADE COUNTY, FLORIDA**

RESOLUTION NO. R- 286-05

RESOLUTION ESTABLISHING OPA-LOCKA
AIRPORT DEVELOPMENT TASK FORCE

WHEREAS, Opa-locka Airport is a crucial asset in Miami-Dade County's system of airports, and as such merits careful study to maximize its potential; and

WHEREAS, Opa-locka Airport is ideally situated to continue to be developed over the coming years, due to a number of factors, including county-wide population growth, changes in the aviation industry, economic growth in the nearby communities, and other factors; and

WHEREAS, it is prudent to study and create a plan to manage such growth, both to assure maximizing the airport's best potential and also to protect the communities that are near the airport; and

WHEREAS, in order to gain the information necessary to prepare a useful and effective plan for the continued development of Opa-locka Airport, it is essential to obtain the insight of all interested parties, including representatives of all the communities surrounding Opa-locka Airport, the aviation industry, the airport development industry, relevant financial and banking interests, and other stakeholders,

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA:

Section 1. *Task force created.* The Miami-Dade County Opa-locka Airport Development Task Force is hereby established.

Section 2. Purpose. The purpose of the Task Force is to advise the Board of County Commissioners on issues relating to the development of Opa-locka Airport and the surrounding areas within the incorporated and the unincorporated areas of Miami-Dade County.

Section 3. Membership. The Task Force shall be comprised of nine (9) members, who shall be appointed by the County Manager as follows:

(1) four members who reside or work in proximity to Opa-locka Airport, two of whom shall be recommended by the County Commissioner representing District 1 and two of whom shall be recommended by the County Commissioner representing District 13, such districts having the largest populations to be affected by the continued development and use of Opa-locka Airport;

(2) two members who have demonstrated expertise in the field of airport and aviation-related development;

(3) two members who have demonstrated expertise in economic, finance and banking activities and impacts associated with the development of airports and their surrounding communities;

(4) one member who has demonstrated expertise in other aspects of airport related development, including but not limited to expertise in anticipating, assessing and addressing community impacts arising from development and use of airports, including but not limited to economic, compatibility and operational impacts of such development.

Section 4. Duties and Report. The Task Force shall have the duty to study and make recommendations to the Board of County Commissioners regarding the best alternatives for the successful continued development of Opa-locka Airport, with a view toward achieving environmentally sound, compatible, financially feasible development that maximizes the best

potential of Opa-locka Airport and the surrounding areas. The Task Force shall provide a preliminary report to the Board of County Commissioners, through the Regional Transportation Committee and the Community Empowerment and Economic Revitalization Committee, within ninety (90) days after the effective date of this resolution, and a final report with specific recommendations for Opa-locka Airport's future development within one (1) year after the effective date.

Section 5. Staff. The County Manager shall provide the Task Force with adequate staff and support services to enable it to carry out its purposes and duties.

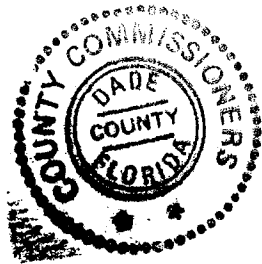
The foregoing resolution was sponsored by Commissioner Barbara J. Jordan, Commissioner Sally A. Heyman and Commissioner Natacha Seijas and offered by

Commissioner Natacha Seijas, who moved its adoption. The motion was seconded by

Commissioner Sally A. Heyman and upon being put to a vote, the vote was as follows:

Joe A. Martinez, Chairman	aye		
Dennis C. Moss, Vice-Chairman	aye		
Bruno A. Barreiro	aye	Dr. Barbara Carey-Shuler	aye
Jose "Pepe" Diaz	aye	Carlos A. Gimenez	aye
Sally A. Heyman	aye	Barbara J. Jordan	absent
Dorrin D. Rolle	aye	Natacha Seijas	aye
Katy Sorenson	aye	Rebeca Sosa	aye
Sen. Javier D. Souto	aye		

The Chairman thereupon declared the resolution duly passed and adopted this 3rd day of March, 2005. This resolution shall become effective ten (10) days after the date of its adoption unless vetoed by the Mayor, and if vetoed, shall become effective only upon an override by this Board.



MIAMI-DADE COUNTY, FLORIDA
BY ITS BOARD OF
COUNTY COMMISSIONERS

HARVEY RUVIN, CLERK

By: **KAY SULLIVAN**
Deputy Clerk

Approved by County Attorney as
to form and legal sufficiency.

A handwritten signature in cursive script, appearing to read "Jae", is written over a horizontal line.

Joni Armstrong Coffey

MEMORANDUM

Amended
Agenda Item No. 7(A)(2)(A)

TO: Honorable Chairman Joe A. Martinez
and Members, Board of County Commissioners

DATE: March 1, 2005

FROM: Robert A. Ginsburg
County Attorney

SUBJECT: Resolution establishing Opa-loc
Airport Development Task Force

R#286-05

The accompanying resolution was prepared and placed on the agenda at the request of Commissioner Barbara J. Jordan, Commissioner Sally A. Heyman and Commissioner Natacha Seijas.



Robert A. Ginsburg
County Attorney

RAG/jls




MEMORANDUM

(Revised)

TO: Honorable Chairman Joe A. Martinez
and Members, Board of County Commissioners

DATE: March 1, 2005

FROM: 
Robert A. Ginsburg
County Attorney

SUBJECT: Amended
Agenda Item No. 7(A)(2)(A)

Please note any items checked.

- ☐ "4-Day Rule" ("3-Day Rule" for committees) applicable if raised
- ☐ 6 weeks required between first reading and public hearing
- ☐ 4 weeks notification to municipal officials required prior to public hearing
- ☐ Decreases revenues or increases expenditures without balancing budget
- ☐ Budget required
- ☐ Statement of fiscal impact required
- ☐ Bid waiver requiring County Manager's written recommendation
- ☐ Ordinance creating a new board requires detailed County Manager's report for public hearing
- ☐ Housekeeping item (no policy decision required)
- ☐ No committee review